

Green Building Recommendations Green Building Advisory Group

Don't let perfection be a barrier to progress. – Ron Sutton

Preliminary Recommendations	Tasks	Roles & Responsibilities	Goals & Objectives	Comments
Establish awards & recognition programs.	<p>Amplify existing efforts (e.g., People's Choice).</p> <p>Explore models for "sustainability" awards in other communities, incl. Portland.</p> <p>Identify specifics for recognition.</p> <p>Collaborate with EWEB on Earth Day recognition.</p> <p>Support Solar Tour (Emily Evans, Energy Outlet).</p> <p>Determine appropriate third-party certification.</p> <p>Reach out to potential partners (HBA, Chamber, NWEBG, AIA).</p>			
Develop financial incentives.	<p><i>SDCs:</i></p> <p>Evaluate opportunities for appropriate reductions in Systems Development Charges (SDCs) for use of green building materials and methods.</p>			

	<p>Request that SDC advisory group consider green building component in SDC methodology.</p> <p>Identify and promote existing SDC incentives for more sustainable design and construction.</p> <p>Develop templates and/or guidelines to show how impacts are reduced through specific green building materials and methods. Make available to potential applicants.</p> <p><i>Building permit fees:</i></p> <p><i>Land use permit fees:</i></p> <p><i>Stormwater user fees:</i></p> <p><i>Wastewater user fees:</i></p> <p><i>Others?</i></p> <p>Consider setting financial disincentives in permit</p>			
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	<p>fee structure with surcharges for using identified materials, such as PVC and lumber not harvested sustainably.</p> <p>Develop financial assistance program with grants, loans, tax credits and other resources.</p>			
Provide technical assistance.	<p>Offer free or low-cost limited consultations for green building projects.</p> <p>Enlist a “sustainability action team” to provide technical assistance.</p>			
Promote & market green building.	<p>Obtain market data to better understand what residents and business operators want and how to target information.</p> <p>Tell the City story: What is underway with public facilities?</p> <p>Inventory existing green buildings and green developments. Identify owner contacts, explore tour options, consider possible benefits to owners (as tax benefits</p>			

	<p>accrue to properties with historic designation).</p> <p>Organize Eugene area affiliate of Cascadia Chapter of US Green Building Council.</p> <p>Develop green building logo for use by recognized private designers, builders, developers and vendors.</p> <p>Help advertise green building projects via tours, on City website, in remarks by elected officials, etc.</p> <p>Select annual project that pushes green building.</p>			
Promote green building through information and education.	<p>Designers, builders, developers: Offer local LEED certification seminars (may include financial support for attendees).</p> <p>Work with Energy Trust and Better Bricks to offer local, technical workshops.</p> <p>Give local presentations on LEED-EB (Existing Buildings), focusing on</p>			

	<p>operations and maintenance. Target property managers and vendors.</p> <p>Homeowners, tenants: Jointly sponsor “Saturday clinics” with home improvement centers.</p> <p>General public: Develop brochures and handouts for distribution at home improvement centers.</p> <p>Use City website as clearinghouse for information and referrals.</p>			
Employ best practices inside the City of Eugene organization and for City facilities.	<p>Require that projects with City funding be LEED-certified or LEED-certifiable (City of Seattle model).</p> <p>Adopt LEED or other standard for all City design, construction, operations and maintenance.</p> <p>Consider load-related (vs. systems-related) energy audits.</p>			

Offer procedural incentives.	<p>Fast-track building permit review for green building projects.</p> <p>Fast-track land use permit review for green development projects.</p> <p>Offer free limited consultations and predevelopment conferences for green building projects.</p> <p>Fast-track alternative materials & methods requests (AM&M) for green building projects.</p> <p>Fast-track adjustment reviews for green building projects.</p>			
Develop more effective regulations & requirements.	<p>Eliminate minimum parking requirements for certain kinds of green building projects.</p> <p>Examine and resolve City's conflicting regulations – example: Fire truck weights require certain roadbeds which conflicts with desire for reduction in impervious surface.</p>			

	<p>Analyze City and State requirements for potential barriers to green building.</p> <p>Collaborate with University of Oregon students/faculty in identifying code problems and possible alternatives.</p> <p>Require recycling plans for construction jobsites.</p> <p>Adopt “green” demolition and disposal requirements.</p> <p>Catalogue barriers to using rainwater catchments, graywater recycling and other alternate treatment for water (private/plumbing) and stormwater (public).</p>			